

TO LET FOR BUSINESS PURPOSES

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FOR RENT
LARGEST MERCANTILE FLOORS
85,000 Sq. Ft. Each
 (Applications for 25,000 sq. ft. or more considered)
MODERN FIREPROOF BUILDING
Sixth Ave., 18th to 19th Sts.
 Entrance No. 45 West 18th St.
STORES 6,000 to 35,000 Sq. Ft.
BASEMENT 10,000 to 75,000 Sq. Ft.

CROSS & BROWN
 COMPANY
 18 East 41st St., N. Y. Tel. Murray Hill 7100

REAL ESTATE—SALE OR RENT

Long Island
 TWO GEMS—10 and 7 rooms, strictly modern, all improvements, excellent location; large plot; fine shade, fruit, grass, berries; garage; view of Sound; artistic decorations; extremely attractive; sacrifice for quick sale; terms, W. H. Holman, owner, Douglass, Phone Bayside 881 or 283.

Westchester
 DUPLEX HOUSE, now being remodeled. One side rented \$50. Price, \$9,000; easy payments; 20 miles out on Long Island. Richard T. Child, 47 West 34th St.

A FEW DESIRABLE RESIDENCES
 IN YONKERS—\$8,500 to \$85,000.
 GEORGE F. ARCHER, REAL ESTATE.
 10 EAST 43RD ST. Tel. VANDERBILT 5084

LARCHMONT
 A beautiful, 9 rooms and 2 baths; gas, electricity, hot water heat; fine corner plot; abundance of trees and shrubs; in finest section; convenient to station; owner must sell. DRUMMOND, 17 West 42d St. Tel. Murray Hill 7233.

IMMEDIATE OCCUPANCY—For sale. South Yonkers, new stucco house, seven rooms; two new six-room semi-detached houses; protected by Albert Lockwood, owner, 45 Warburton av., Yonkers.

FOR SALE—Orange County, New York, estate, 1,500 acres; country home, garage, stables and barns; practically new; all modern improvements; with about twenty acres of grazing land and orchards. Write for particulars. Address Box C 156, Tribune.

HUDSON, N. Y.—Lot 100x120 ft., with large, substantial brick building thereon; good site for industrial enterprise in city having ideal water and rail shipping facilities. Address George W. Harris, Hudson, N. Y.

New Jersey

SACRIFICE by builder—Must sell by Oct. 2 to reduce expenses. 7-room house, tiled bath, plot 100x120 ft., Dutch Colonial, \$2,000 cash; \$1,000 easy term mortgage balance. A 10-room house, 2 tiled baths, plot 100x150 ft., garage included; modern Colonial, \$13,500; moderate initial payment; can be occupied by Oct. 1. Montclair-Morristown section; fine commuting service; both big bargains. CON-TOUR, 1200 E. 17th St., City Hall Station, N. Y. City.

TO RENT—ENGLEWOOD, N. J., VERY attractive home, best location, one acre, garage, garden, large lawn, shade trees, fountain; one year or possibly longer; no commission. J. W. LOVELAND, Telephone 102 Englewood.

RUTHERFORD, N. J.—Houses for sale; easy terms; write for list. Van Winkle Co., opp. station, Rutherford, N. J.

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Manhattan

BUSINESS PROPERTY FOR RENT. Offices, showrooms and lots—500 square feet and upward.
 CLARENCE O. MARTENS, 1416 B'way (39th St.), Bryant 9191

LOFT for rent in lower Manhattan. Suitable office or light industrial, about 3,500 sq. ft.; long lease. Inquire E. B. Erickson, or J. P. Cody, 838 Hendrix St., Brooklyn. Telephone CLEMENS 2101.

BROADWAY, 437, cor. Broome st.—Fine light store with large basement. Immediate possession. F. J. GUILFOYLE & CO., 145 Broadway, Tel. 4075.

THREE light lots, 24x95 ft., suitable for light manufacturing. William J. O'Leary, 100 Charles st., near Hudson st., city. Telephone WADSWORTH 4075.

APARTMENTS TO LET—FURNISHED

Manhattan

DESIRABLE APARTMENT, overlooking the highest part of Central Park, completely and tastefully furnished; parquet floors in all rooms, including hallway; antique rugs and paintings will be left; if desired to a small family of responsibility. Also one of seven rooms, with all improvements and northern, southern and western exposure; furnished completely; bedroom, bath, and kitchen; cabinet folding beds; foreign rugs; oil paintings by some of the world's famous artists; possession October 1; present tenant desires to change for suburbs. L. 678, Tribune.

BROADWAY, BETWEEN 104TH-105TH, luxurious elevator apartments, 4 rooms; hand-painted, and newly furnished. Gimbel Bros. Apply Sudt, 2731 B'way.

FIFTH AVE., between 49th and 50th st.—Furnished apartment, parlor, bedroom and bath; elevator and maid's service; to sublet till October 1st; rent reasonable. Apply Miss Weiner, Phone Murray Hill, 6383.

4TH ST. WEST—Large front room; suitable for study or office or unfurnished. Phone Bryant 5177.

50TH ST. 29 WEST—2 rooms, kitchenette and bath. Circle 2689, Brennan.

69TH ST.—Coronet apartment, comfortably furnished, housekeeping apartment, 3 rooms, 2 baths, \$400 monthly; from Oct. 1, 8 months or year. Apply Superintendent, 57 West 58th st.

66TH ST. EAST—Seven rooms in refined large, two master bedrooms, main room, three baths. Immediate occupancy. Telephone Rhineclander 2100.

APARTMENTS TO LET—UNFURNISHED

Manhattan

1 WEST 67TH ST.
 A few large and small duplex studio apartments of 3 and 6 rooms; furnished and unfurnished; free cooking service and free refrigeration; restaurant, swimming pool; maid service by the hour.

10TH ST., 323 WEST—One, two and three rooms; bath and kitchenette. Apply on premises.

BROOKLYN REAL ESTATE
445 EAST 19TH ST., \$35,000.
 Beautiful home on finest block in Flatbush, 13 rooms, 3 baths; built to order; hardwood floors; parquet floors, hot water heat, hot water supply; large lot; own brick or rear direct. Telephone Manhattan 2223.

Invests in Brooklyn Flats
 The Master Builders, Inc., sold the four-family building 165 Tenth Street, 20x100.

Frederick W. Walker Jr. sold the two-story residence 469 Second Street for Anton Page.

New Garage in Bronx Sold
 Harry Cahn and Philip Waxenberg sold the newly completed one-story garage, 150x100 ft., at 1040 to 1044 Whitlock Avenue, northeast corner of Faile Street, to the Superior Garage Corporation.

In the Auction Market
 By Joseph P. O'Connell
 SECOND AV. & W. 12TH ST. 98-112-130
 Auction; throughout Warren et al. against Second Av. & Co. et al.; adjourned to Oct. 15.

HOMES FOR RENT
 Immediate Possession—All Year Section.
 24 Miles to N. Y.—66 Trains Daily.
HYDE & BAXTER
 First Washington, L. I. Telephone 72.

NEW GARDENS
 Long Island.
 16 Minutes from Penn. Station.
 Don't pay the landlord the price of a new six room house at New Gardens. Ready now.
 Edgeworth Smith, Inc., 11 W. 34th St., Sole Agents, Fitz Roy 8250.
 New Gardens office at station.

NEW HOUSE—ON PLOT 40x100
FULLY IMPROVED STREETS
8 ROOMS—\$14,500
 OPERATORS ASSOCIATES, INC., Parsons Ave.-Hyacinth Place, Flushing.

Forest Hills Gardens
 15 Minutes from Penn. Station.
 Homes and Villa Plots for Sale.
 Sage Foundation Homes Co., 47 W. 34th St., or Forest Hills, L. I.

MANHATTAN REAL ESTATE
FOR SALE
 S. E. Corner North Moore and Greenwich Sts.
50x100
 APPLY
B. FISCHER & CO.
 190 Franklin St.

CO-OPERATIVE OWNERSHIP
6-7 Rm. Apartments, \$65 & \$80
 Co-operative plan makes this low rent possible. Modern elevator apartment house, 312 Manhattan Av. (corner 113th St.), facing Morningside Park; investment \$2,500; 2 apartments vacant for possession. 232 MANHATTAN AV. (Opp. Cortlandt St. New York, Room 314, Phone Redtor 9632.

NEW ROCHELLE
 Beautiful Estate, L. I. Sound, within easy commuting distance. 12 rooms, 4 baths, every modern convenience, stone fireplace, fine dining room, large kitchen, glorious old shade trees. HEATLE & CO., 241 Huguenot St., 2nd Fl., or 175 Fifth Ave., Gramercy 350.

NEW CAMDEN—21,000 sq. ft., fully equipped candy factory, 4 buildings, 1 & 2 story. Rent or sell. Immediate possession.

NEAR CAMDEN—74,000 sq. ft. series 1-story brick building, full power plant; R. R. siding; 15 acres land.

HARTFORD—68,000 sq. ft., centrally located, modern plant, spring water, electric heat, steam heat, large office space; R. R. siding. Suitable any storage or manufacturing. Immediate possession.

PHILADELPHIA—20,000 sq. ft., 1 & 2 story concrete and brick machine shop and factory buildings. Immediate possession.

CENTRAL NEW JERSEY—50,000 sq. ft., new 1-story brick and concrete buildings; R. R. siding; excellent location. Suitable for light or heavy manufacturing; any line. Sale or lease.

NEWARK—4,800 sq. ft., new 1-story brick and concrete building, steam heat, day light, close to freight station and car line, easy trucking access to Manhattan. Immediate possession.

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